

Seven Lakes Landowners' Association
Board of Directors
Work Session
November 7, 2007
7:30 pm @ NCH

President Truesdell called the meeting to order at 7:30 pm with all Board members in attendance. Community Manager Fulcher and Asst. Community Manager Beane were also in attendance along with approximately 30 landowners.

President Truesdell welcomed everyone and encouraged landowners to continue to conserve water. We are currently under Stage 3 water restrictions.

Change to By-Laws: The proposed change to the By-Laws Section 6.2.3 were read by Pres. Truesdell. (see attached)

Pres. Truesdell then opened the floor for discussion on this matter. Each Director had a chance to comment on the matter and then the public was invited to comment as well. After much discussion, it was decided that additional information was needed before a decision is to be made. The issue was postponed until the December 12, 2007 Board Open Session.

Later in the meeting, this issue was brought up by Director Florence once again. Director Florence recognized Robert's Rules of Order and made a motion to postpone indefinitely the By Laws motion for December 12, 2007. Seconded by Director Hudson. Motion failed with Stephan, Truesdell, Zielsdorf, Nuti, and Douglass opposing.

Request by SFI for increase in Security Contract: Community Manager Fulcher presented a billing proposal from SFI. (see attached) This item will be placed on the agenda for the December 12, 2007 meeting.

Discussion on Rules & Regulations Chapter 14 (Judicial Process): Director Nuti brought forth the amendment to Chapter 14 in reference to the Judicial Process. (see attached copy of amendments)

Committee Reports:

Recreation: Director Douglass thanked those volunteers who helped make the Halloween Party a success. She also mentioned some upcoming shopping trips and also the Children's Christmas Party and the Christmas Day Camp program. Douglass and Beane are also meeting to prepare a five year plan for any foreseen capital expenditures.

Security: With the holidays soon approaching Director Florence encouraged everyone to call any guests in a day or two ahead of time to reduce any flow of traffic at our gates. Neighbors are encouraged to help by watching homes for others while they are away for the holidays.

Finance: Director Hudson reported revenues at \$1,176,000 and expenditures at \$635,000. Budget is currently right in-line to date.

Architectural Review Board: Director Stephan reported that the ARB has been busy with two New Homes tabled for additional information. Three fences have been denied while two have been approved.

Lakes & Dams: Director Truesdell reported that the committee had prioritized a list of items to be addressed. (see attached)

Community Standards Committee: Director Zielsdorf reported that the committee had met with Dave Kinney (chairman of Judicial Committee) to review current process and the need for any changes to the Rules & Regulations Chapter 14. He stated that the December meeting will focus on boat parking issue.

Nominating Committee: Director Nuti reported the following... (see attached)

Additional Items:

Health Insurance: Director Truesdell presented a proposal for a company Health Care Package from NCBCBS and the Castleton Group. (see attached) After discussion from board members, motion was made by Stephan and seconded by Zielsdorf to accept the proposed health care plan from Blue Cross Blue Shield. Motion passed unanimously.

With no further business, a motion was made by Stephan and seconded by Zielsdorf to adjourn.

Respectfully submitted,
Chad Beane